

# **\$343,000 - 13470 M-12 St. Andrews Drive # 8k, Seal Beach**

MLS® #PW25056337

**\$343,000**

2 Bedroom, 1.00 Bathroom, 800 sqft

Residential on 0 Acres

Leisure World (LW), Seal Beach,

Leisure World Seal Beach this 2 bedroom 1 bath unit is located in Mutual 12 - Unit 8K is centrally located in the complex for easy walking access to many of the on site conveniences. A spacious front covered patio area with blooming garden greets you as you enter the unit, offering storage area and patio dining. The interior features recent upgrades of laminate flooring, ductless mini splits. Spacious kitchen offers built in microwave, electric cook top, ample kitchen storage space.



This vibrant, security-guard-gated senior community offers an incredible array of amenities, including:

**Recreational Facilities:** 9-hole golf course, swimming pool, jacuzzi, gym, table tennis, shuffleboard, billiards, pickleball, and bocce ball courts.

**Clubhouses & Activities:** Six clubhouses featuring an exercise gym, art room, sewing, crafts, woodworking shops, lapidary, and pool tables. With over 200 clubs, there's something for everyone!

**On-Site Conveniences:** Library, Friends of the Library Bookstore, credit union, health care center, pharmacy, post office, and cafe.

**Entertainment & Community Events:** Enjoy performances and gatherings at the community amphitheater.

Live the active and social lifestyle you've

been looking for at Leisure World Seal Beach!

Built in 1962

## Essential Information

MLS® #	PW25056337
Price	\$343,000
Bedrooms	2
Bathrooms	1.00
Square Footage	800
Acres	0.03
Year Built	1962
Type	Residential
Sub-Type	Stock Cooperative
Status	Closed
Listing Agent	Lori Desantis
Listing Office	T.N.G. Real Estate Consultants

## Community Information

Address	13470 M-12 St. Andrews Drive # 8k
Area	1A - Seal Beach
Subdivision	Leisure World (LW)
City	Seal Beach
County	Orange
Zip Code	90740

## Amenities

Amenities	Clubhouse, Fitness Center, Golf Course, Maintenance Grounds, Management, Meeting/Banquet/Party Room, Security, Billiard Room, Bocce Court, Call for Rules, Game Room, Guard, Meeting Room, Pet Restrictions, Pets Allowed, Pickleball, Pool, Recreation Room, Sauna, Spa/Hot Tub, Tennis Court(s)
Parking Spaces	2
Parking	Assigned, Carport
# of Garages	1
Garages	Assigned, Carport
View	Neighborhood
Has Pool	Yes
Pool	Community, Association
Security	Gated Community, 24 Hour Security, Gated with Attendant, Gated with Guard,

Resident Manager, Security Guard, Smoke Detector(s)

**Exterior**

Lot Description	Front Yard, Garden
Roof	Common Roof

**Interior**

Interior	Laminate
Interior Features	All Bedrooms Down, Eat-in Kitchen
Appliances	Microwave, Refrigerator, Disposal, Electric Cooktop, Electric Oven
Heating	Ductless
Cooling	Ductless
Fireplaces	None
# of Stories	1
Stories	One

**School Information**

District	Seal Beach Unified
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**Additional Information**

Date Listed	January 9th, 2025
Days on Market	39
Short Sale	N
RE / Bank Owned	N

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